

## Details

### LOT/PLAN NUMBER OR CROWN DESCRIPTION

Lot. 16 56771  
Lot. 16 56771

### ORIENTATION

Unavailable

### LOCAL GOVERNMENT (COUNCIL)

Launceston

### FRONTAGE

Unavailable

### LEGAL DESCRIPTION

56771/16  
56771/16

### COUNCIL PROPERTY NUMBER

Unavailable

### LAND SIZE

112m<sup>2</sup> Approx

## PropTrack Property Data

### Unit

 2  1  -

### SALE HISTORY

\$220,000	24/08/2017
\$190,000	18/08/2014
\$195,000	12/12/2008
\$180,000	08/04/2005

## State Electorates

### LEGISLATIVE COUNCIL

Windermere

### LEGISLATIVE ASSEMBLY

Bass

## Schools

### CLOSEST PRIVATE SCHOOLS

Launceston Church Grammar School - Junior Campus (392 m)  
Scotch Oakburn College - Elphin Campus (701 m)  
The Launceston Preparatory School (1221 m)

### CLOSEST PRIMARY SCHOOLS

East Launceston Primary School (1278 m)

### CLOSEST SECONDARY SCHOOLS

Launceston Big Picture School (684 m)

## Council Information - Launceston

### PHONE

03 6323 3000 (City of Launceston)

### EMAIL

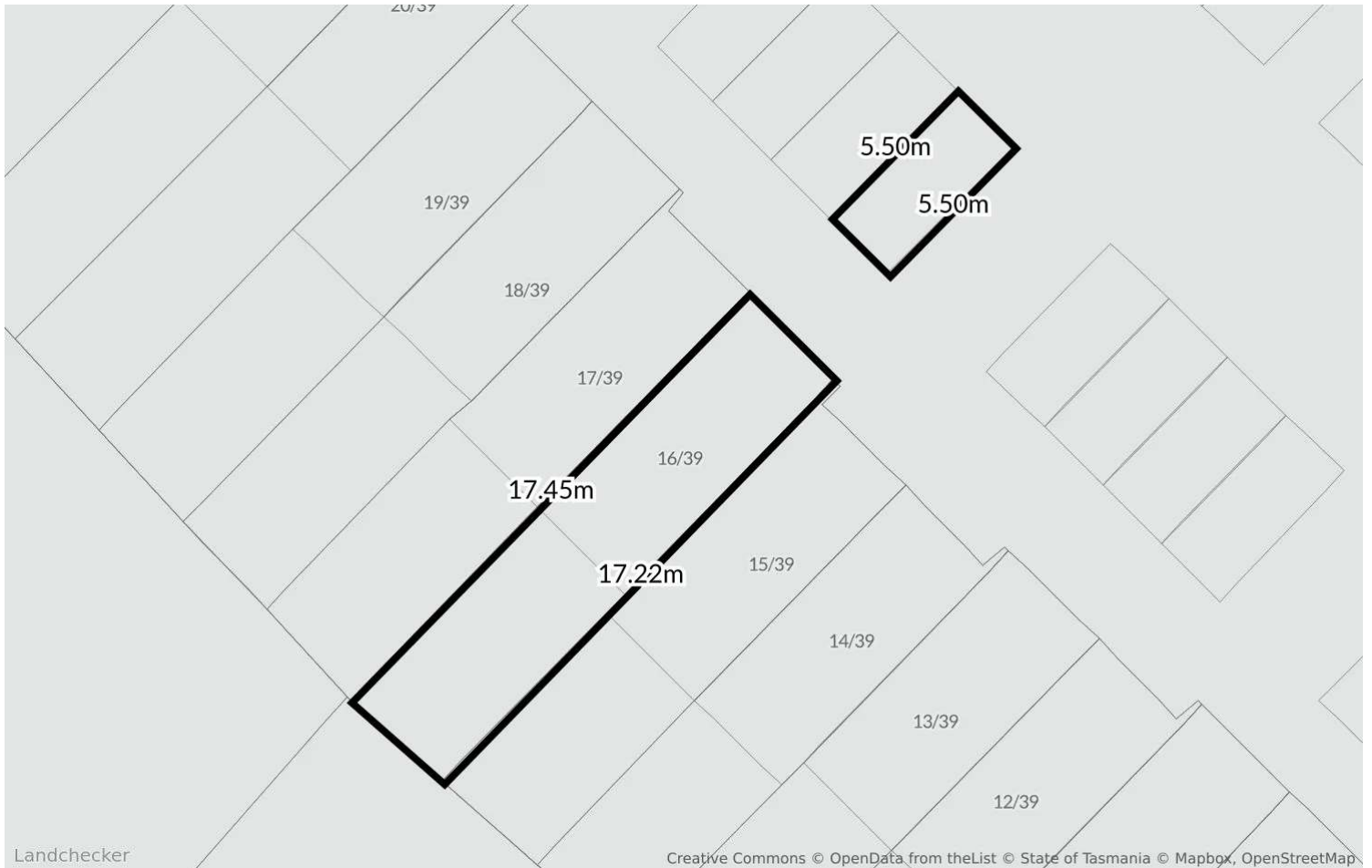
[council@launceston.tas.gov.au](mailto:council@launceston.tas.gov.au)

### WEBSITE

<http://www.launceston.tas.gov.au>

# SITE DIMENSIONS

16/39 Lawrence Street, Launceston Tas 7250



# RECENT PLANNING SCHEME AMENDMENTS (LAST 90 DAYS)

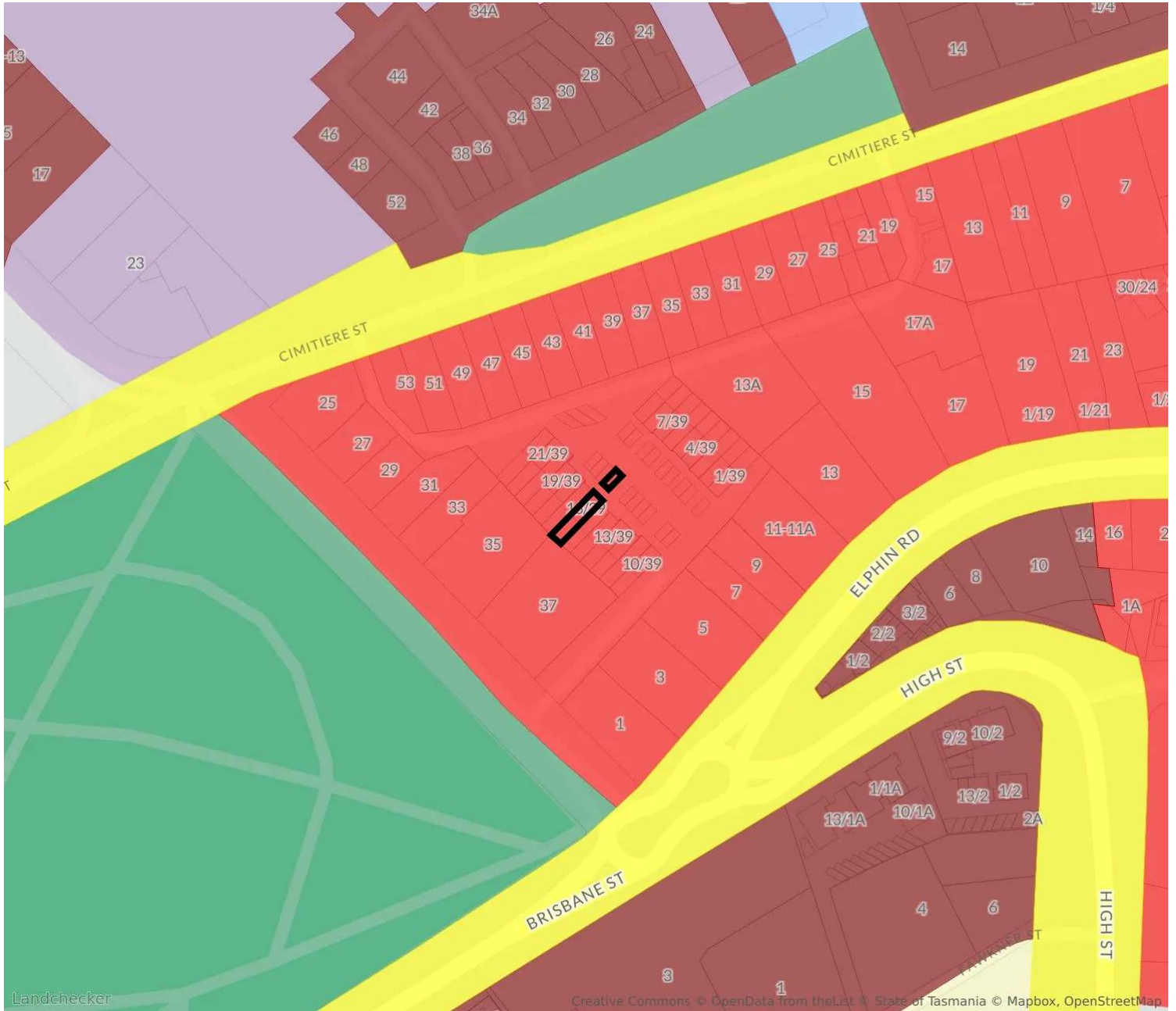
16/39 Lawrence Street, Launceston Tas 7250

Status	Code	Date	Description
OTHER	AM-LAU-PSA- LLPO012	02/07/2025	The draft amendment proposes to:insert 11 property datasheets for existing listings within Appendix A: Local Historic Heritage Code Datasheets;add 38 new properties to the local heritage listings within LAU-Table C6.1 Local Heritage Places;insert 38 new datasheets within Appendix A: Local Historic Heritage Code Datasheets for 38 new listings; andapply the local heritage listing place overlay to 38 new properties.

# PROPOSED PLANNING SCHEME AMENDMENTS

16/39 Lawrence Street, Launceston Tas 7250

Status	Code	Date	Description
PROPOSED	AM-LAU-PSA- LLPO014	25/07/2025	The draft amendment proposes to apply the Low Density Residential Zone to part of 30 Merino Street, Kings Meadows and apply the Natural Assets Code - priority vegetation overlay to part of the site.



**8.0 - General Residential**

To provide for residential use or development that accommodates a range of dwelling types where full infrastructure services are available or can be provided. To provide for the efficient utilisation of available social, transport and other service infrastructure. To provide for non-residential use that: (a) primarily serves the local community; and (b) does not cause an unreasonable loss of amenity through scale, intensity, noise, activity outside of business hours, traffic generation and movement, or other off site impacts. To provide for Visitor Accommodation that is compatible with residential character.

TPS General Residential Zone

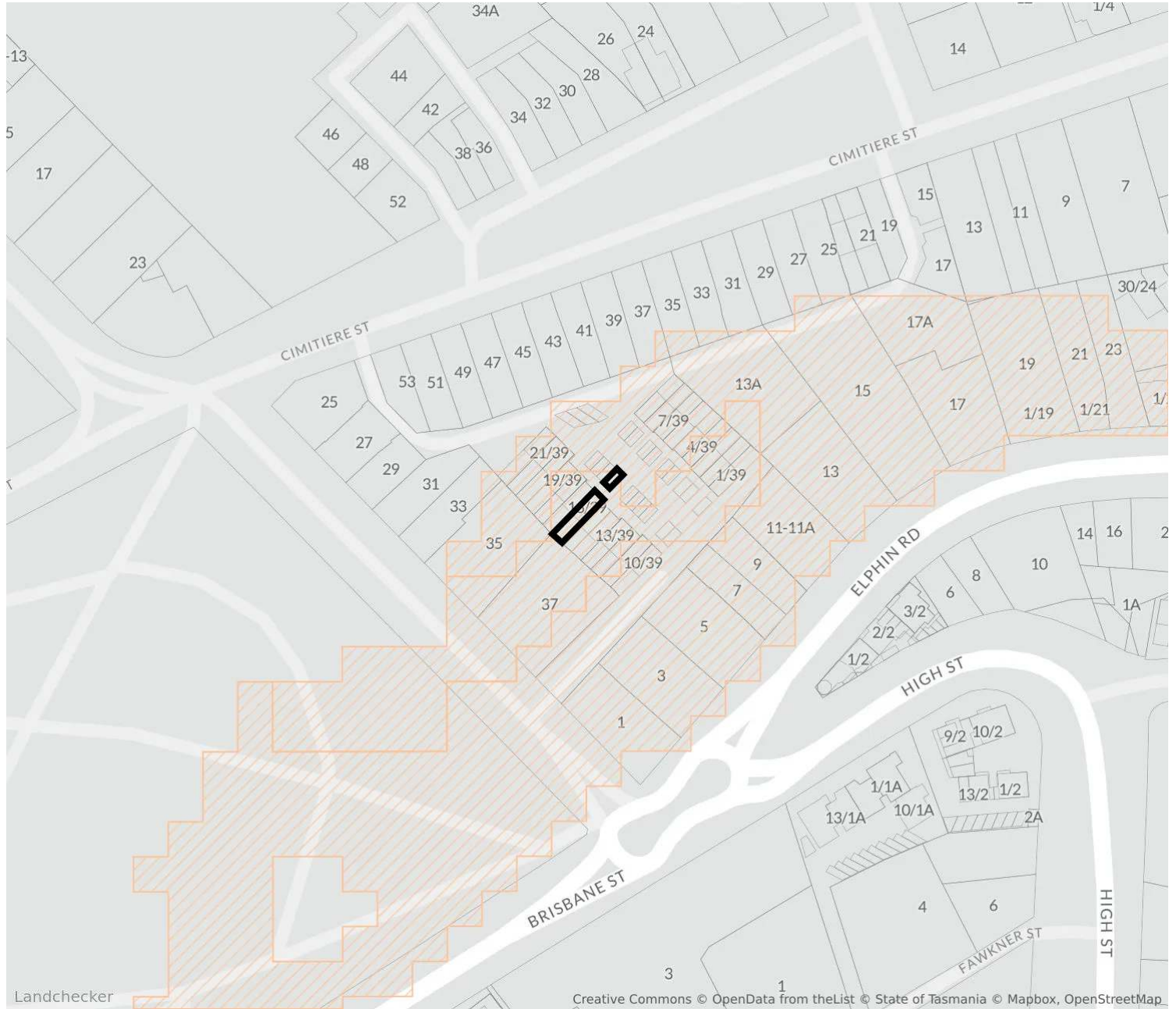
For confirmation and detailed advice about this planning zone, please contact LAUNCESTON council on 03 6323 3000.

**Other nearby planning zones**

- COMMERCIAL
- GENERAL RESIDENTIAL
- INNER RESIDENTIAL
- OPEN SPACE

URBAN MIXED USE

UTILITIES

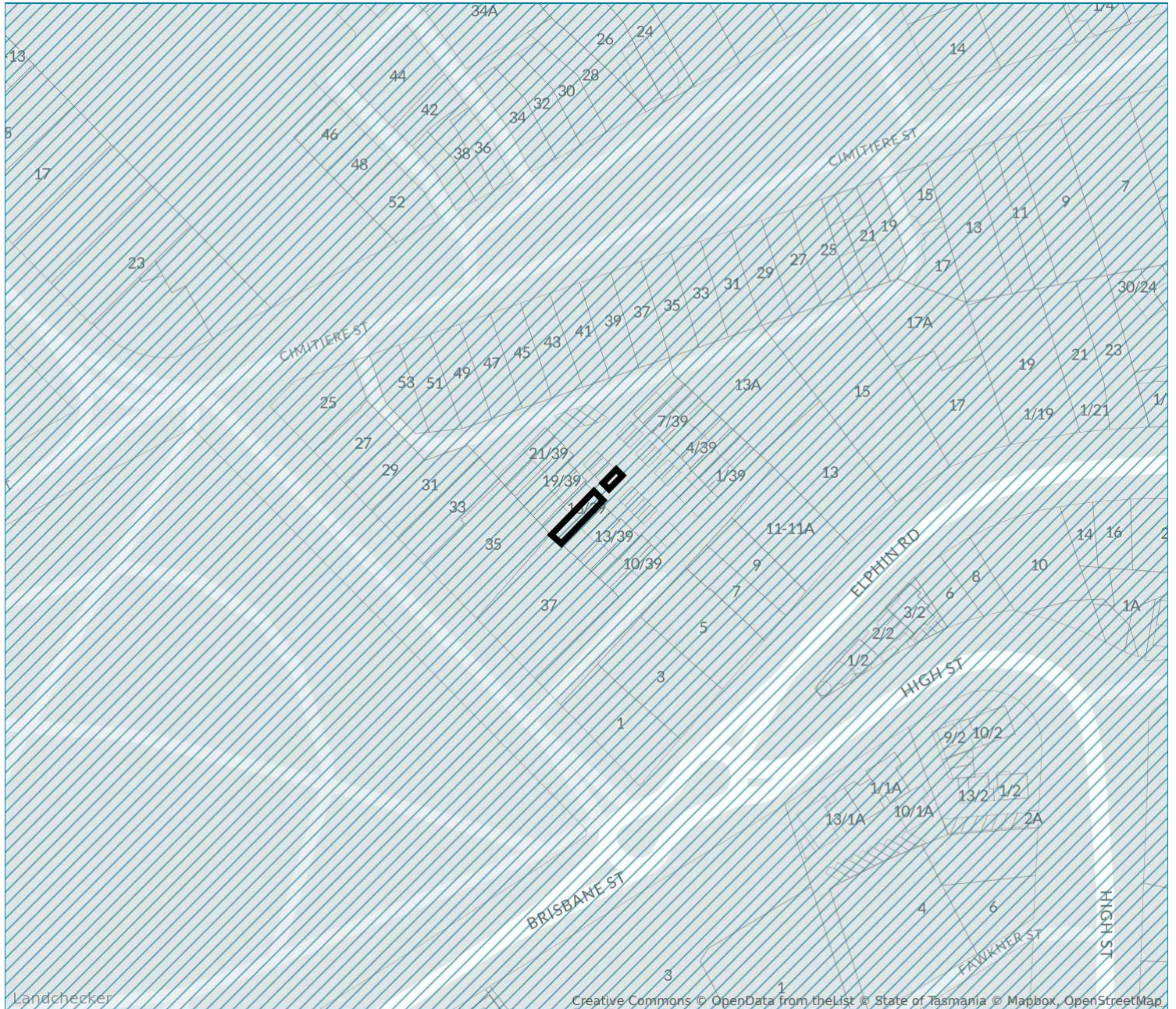


**C15.0 - Landslip Hazard Code**

To ensure that a tolerable risk can be achieved and maintained for the type, scale and intensity and intended life of use or development on land within a landslip hazard area.

TPS Landslip Hazard Code

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.



**C16.0 - Safeguarding Of Airports Code**

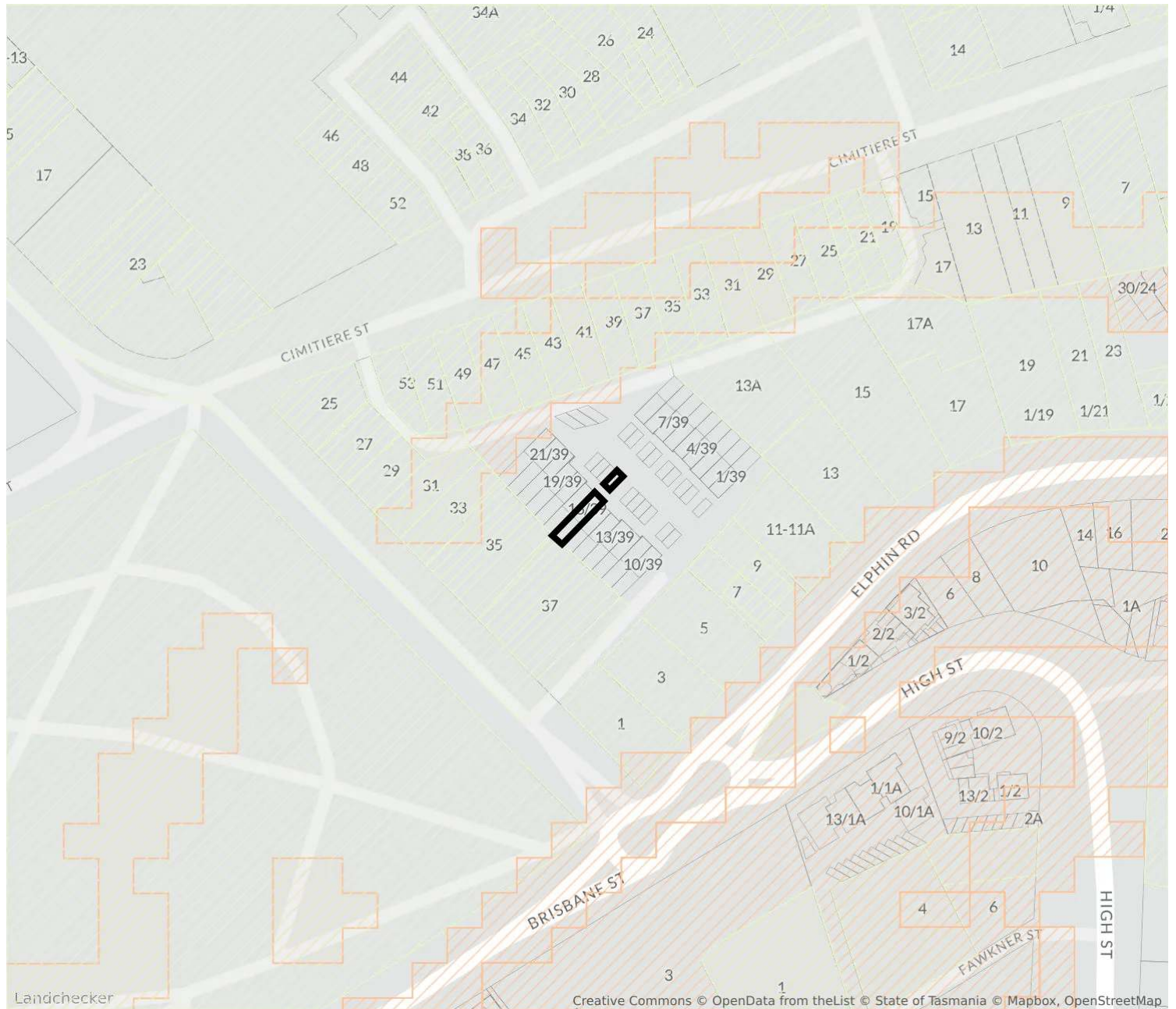
To safeguard the operation of airports from incompatible use or development.  
 To provide for use and development that is compatible with the operation of airports in accordance with the appropriate future airport noise exposure patterns and with safe air navigation for aircraft approaching and departing an airport.

TPS Safeguarding Of Airports Code

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.

# NEARBY OVERLAYS

16/39 Lawrence Street, Launceston Tas 7250



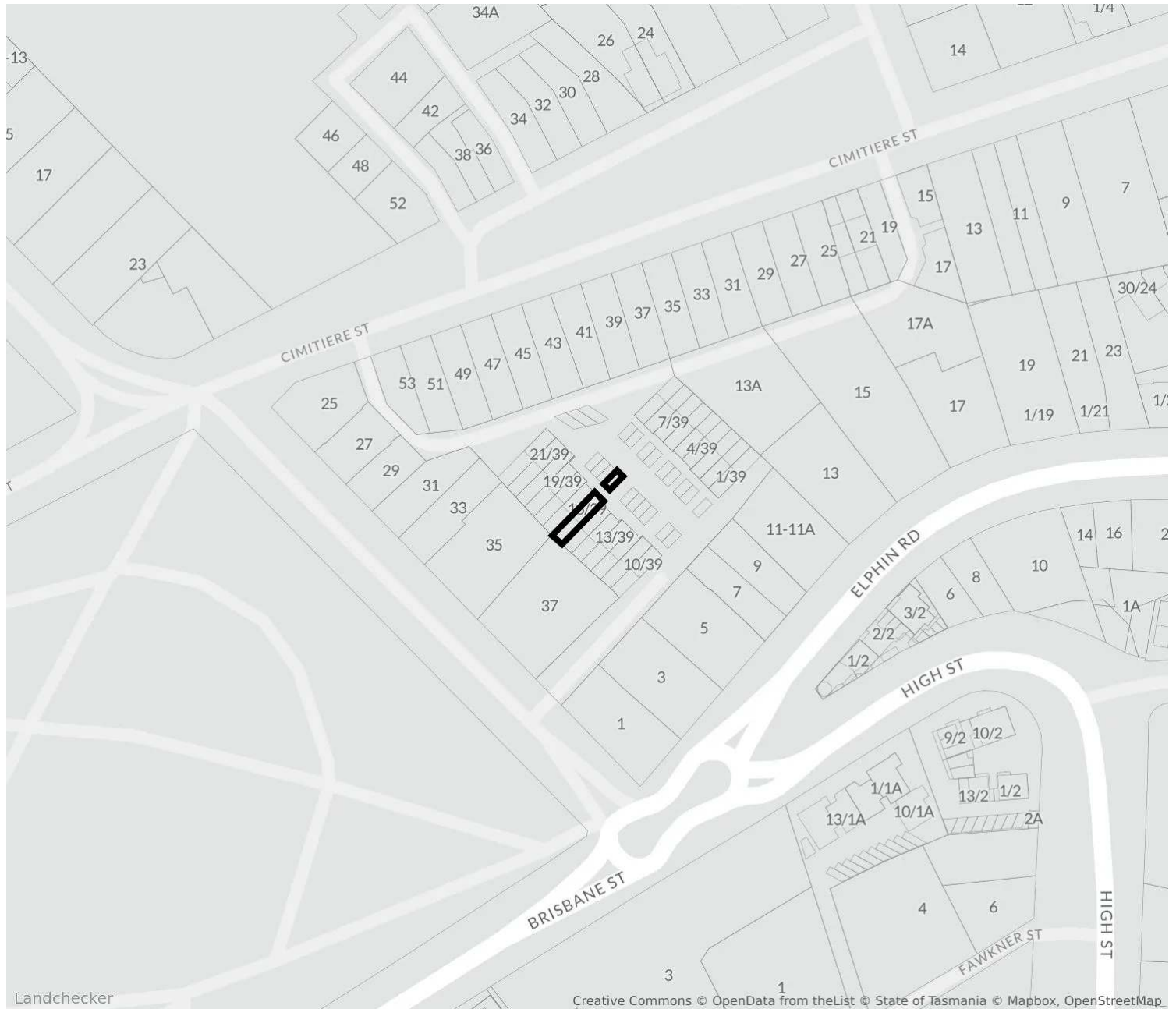
 **LANDSLIP HAZARD CODE**

 **LOCAL HISTORICAL HERITAGE CODE**

For confirmation and detailed advice about this planning overlay, please contact LAUNCESTON council on 03 6323 3000.



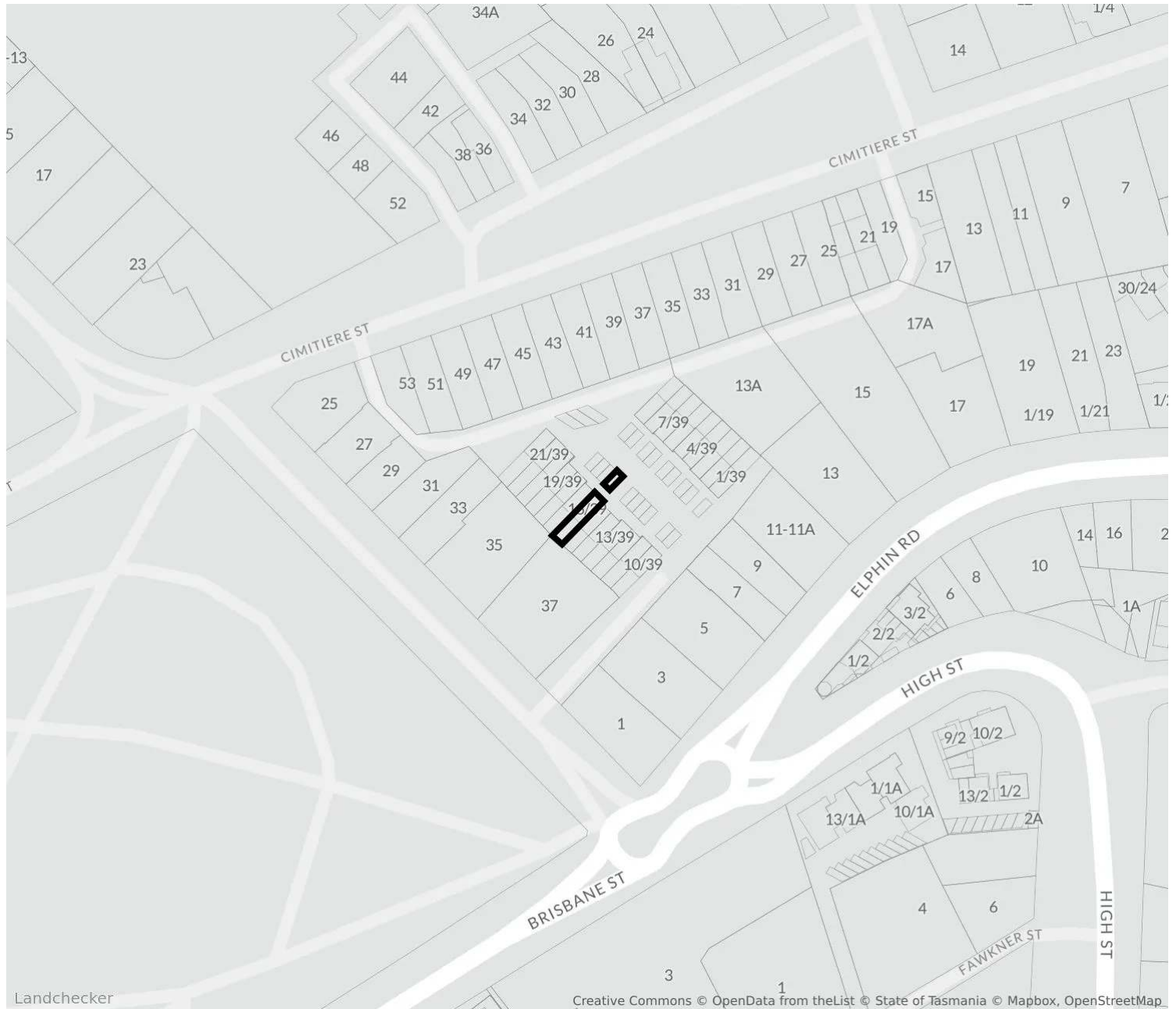




No planning permit data available for this property.

# NEARBY PLANNING PERMITS

16/39 Lawrence Street, Launceston Tas 7250



Status	Code	Date	Address	Description
OTHER	DA0088/2025	Received 03/03/2025	<u>76 Cimitiere Street, Launceston</u>	Visitor accommodation - construction of a hotel.
OTHER	DA0217/2025	Received 21/05/2025	<u>56 Cimitiere Street, Launceston</u>	Signs - installation of new signs.

For confirmation and detailed advice about this planning permits, please contact LAUNCESTON council on 03 6323 3000.

## 1. Property Report

This Property Report:

- a. is issued subject to the terms and conditions in respect of which Property Reports are issued by Landchecker; and
- b. contains data owned or licensed by our service providers that Landchecker Pty Ltd licences under the terms and conditions in the following links:
  - i. <https://creativecommons.org/licenses/by/4.0/legalcode> in respect of data supplied by the State of Tasmania;
  - ii. <https://creativecommons.org/licenses/by/4.0/> respect of census data supplied by the Commonwealth of Australia;
  - iii. <https://www.mapbox.com/tos>, in respect of data supplied by Mapbox Inc.; and
  - iv. <https://www.openstreetmap.org/copyright>, in respect of data supplied by Open Street Maps;
- v. The information is supplied by Landchecker (ABN 31 607 394 696) on behalf of PropTrack Pty Ltd (ABN 43 127 386 298) Copyright and Legal Disclaimers about Property Data (PropTrack); and
- vi. <https://creativecommons.org/licenses/by/4.0/> in respect of data supplied by the Australian Curriculum, Assessment and Reporting Authority (ACARA).

## 2. Use of Property Report

This Property Report is made available for information purposes only. Recipients of this Property Report acknowledge and agree that they may not rely upon the content of this Property Report for any other purposes other than the express purpose for which it is issued and that recipients:

- a. must not use it in any manner which is unlawful, offensive, threatening, defamatory, fraudulent, misleading, deceptive or otherwise inappropriate;
- b. must seek their own independent professional advice and seek their own professional advice in respect of the subject matter of this Property Report before acting on or referring to any of the information contained in this Property Report;

- c. acknowledge that this Property Report is provided entirely at recipients' own risk and neither Landchecker nor its service providers take any responsibility or liability for any loss or damage suffered by recipients in reliance on this Property Report; and
- d. acknowledge that this Property Report will not be accurate, complete or reliable.

## 3. Attributions

### *State Government Copyright Notice and Disclaimer*

This product incorporates data the copyright ownership of which is vested in the Crown in Right of Tasmania. The data has been used in the product with the permission of the Crown in Right of Tasmania. The Crown in Right of Tasmania and its employees and agents: give no warranty regarding the data's accuracy, completeness, currency or suitability for any particular purpose; and do not accept liability howsoever arising, including but not limited to negligence, for any loss resulting from the use of or reliance upon the data. Base data with the LIST © Crown in Right of Tasmania [www.thelist.tas.gov.au](http://www.thelist.tas.gov.au).

Neither Landchecker nor this Property Report are affiliated with, endorsed or authorised by the State of Tasmania.

The data in this Property Report may contain property data in respect of an adjacent State. The attribution in respect of the Property Data is only in respect of the property for which the Property Report was obtained. Additional attribution statements for adjoining properties are available in Landchecker's terms of use.

### *Australian Curriculum Assessment and Reporting Authority*

This Property Report contains data that was downloaded from the ACARA website ([www.acara.edu.au](http://www.acara.edu.au)) (accessed 1 April 2019) and was not modified that is © copyright 2009 to present. ACARA does not:

- a. endorse any product, such as this Property Report, that uses ACARA material; or
- b. make any representations as to the quality of such products.